



Las Vegas

Agenda Item No.: 42.

**AGENDA SUMMARY PAGE
CITY COUNCIL MEETING OF: JULY 2, 2008**

DEPARTMENT: NEIGHBORHOOD SERVICES
DIRECTOR: STEPHEN KUHARSIN

Consent Discussion

SUBJECT: Hearing to consider the appeal regarding Nuisance Notice and Order to Make Repairs located at 4206 Fulton Place. **PROPERTY OWNER: WILLIAM ALVEAR - Ward 1 (Tarkanian)**

Fiscal Impact:

- No Impact Augmentation Required
- Budget Funds Available

Amount:
Funding Source:
Dept./Division:

PURPOSE/BACKGROUND:

The subject property was determined to be a public nuisance as defined in Las Vegas Municipal Code, Title 9, dealing with nuisances and Section 202 of the Uniform Housing Code. A Nuisance Notice and Order to Make Repairs was mailed to the property owner to correct the public nuisance as defined in Las Vegas Municipal Code, Title 9, dealing with nuisances and Section 202 of the Uniform Housing Code. A copy of the notice was also posted on the property. Today's hearing is to consider the Appeal to the Nuisance Notice and Order to Make Repairs filed by William Alvear, owner and responsible party.

RECOMMENDATION:

That the City Council approve the Nuisance Notice and Order to Make Repairs.

BACKUP DOCUMENTATION:

1. Agenda Memo
2. Location Maps
3. Nuisance Notice and Order to Make Repairs
4. Appeal Letter from Appellant
5. Notice of Appeal

Motion made by LOIS TARKANIAN to Approve as recommended

Passed For: 6; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 1
RICKI Y. BARLOW, LOIS TARKANIAN, LARRY BROWN, OSCAR B. GOODMAN,
GARY REESE, STEVE WOLFSON; (Against-None); (Abstain-None); (Did Not Vote-None);
(Excused-STEVEN D. ROSS)

Minutes:

MAYOR GOODMAN declared the Public Hearing open.

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A videotape was shown, but a copy was not submitted.

DEVIN SMITH, Manager of Neighborhood Response, read the Purpose/Background and Recommendation sections. He explained that this item was the result of a complaint filed by the tenants. During the initial inspection, illegal plumbing, unsafe electrical installation and an improperly installed hot water heater were discovered, and there were never any permits issued.

A Notice to Vacate was issued with the stipulation that no tenants were allowed to occupy the residence until a licensed contractor made the necessary repairs, permits were obtained and posted and the property was brought up to acceptable standards.

LYSE-AN ALVEAR, wife of the property owner, appeared on his behalf. She explained that the property was purchased in 2005 and confirmed that there are renters residing in the residence. Appearing with MS. ALVEAR was FRANK KERINSEK.

TOM McGOWAN, Las Vegas resident, recommended the City seek the utmost in penalties and remarked that not even doctors should be above the law.

MR. SMITH reiterated that the property must remain vacant until the repairs have been completed.

MAYOR GOODMAN declared the Public Hearing closed.

